

CITY OF CLEWISTON
PLANNING AND ZONING BOARD

Regular Meeting

July 13, 2009

Mr. Hughes called a regular meeting of the Clewiston Planning and Zoning Board to order at 5:32 p.m., in the Commission Chambers at City Hall, 115 West Ventura Avenue.

ATTENDANCE:

Members Present: LeRoy Hare, Sr.
Lewell Hughes
Jack Webb
Sassy Whitehead

Members Absent: Ramon Iglesias

City Personnel Present: Don Gutshall
Travis Reese
Debbi Towner
Jim Watt, City Attorney

Visitors Present: Cheryl Eby Gutjahr
LeRoy Hare, Jr.
Sandra Hare

Approval of Minutes:

Ms. Whitehead made a motion, seconded by Mr. Webb to approve the minutes of the June 8, 2009 meeting. Motion passed unanimously on a voice vote.

Variance request by Action Capital Corporation to reduce minimum lot area, Vacant lot on corner of N. Francisco, E. Avenida del Rio & E. Concordia, Block 150, Lots 1 - 4 + 21 - 24, GPOC, Zoned R-1B.

Mr. Reese gave commentary of the applicant's request for a reduction of the minimum lot area standards for the R-1B zoning district. They would like to reduce the lot size requirement from 14,000 sq. ft. to 12,500 sq. ft. in order to offer four (4) equal lots for development. He stated that all of the homes in Block 150 are parcels of 100 x 125 (12,500 sq. ft.).

Ms. Gutjahr stated that the owner, Action Capital Special Purpose, LLC, would like to be able to market the parcel as one (1) large lot or possibly four (4) individual lots for development.

There was no correspondence from neighbors and there were no neighbors in attendance.

Mr. Webb made a motion to approve the variance request as presented, seconded by Ms. Whitehead. Motion passed unanimously on a voice vote.

In other business, the board was asked to consider changing the Planning & Zoning meetings from the second Monday of the month to the first Monday of the month in order to better meet the deadline for the City Commission agenda.

Ms. Whitehead made a motion, seconded by Mr. Webb to approve the meeting date to the first Monday of the month. Motion passed unanimously on a voice vote.

Adjournment

The motion to adjourn was made by Ms. Whitehead, seconded by Mr. Webb, at 5:43 p.m.

Submitted by: Tom Reese Building Official
Approved by: James E. Webb Chairman